



GRASSROOTS
REALTY GROUP

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124 2 Street W
Brooks, Alberta

MLS # A2269438



\$575,000

Division: Downtown

Type: Business

Bus. Type: Retail

Sale/Lease: For Sale

Bldg. Name: -

Bus. Name: Home Hardware

Size: 8,926 sq.ft.

Zoning: C-C

Heating: Forced Air, Natural Gas

Addl. Cost: -

Floors: -

Based on Year: -

Roof: Rubber

Utilities: Electricity Connected, Natural Gas Connected, Garbage

Exterior: Concrete, Mixed

Parking: -

Water: Public

Lot Size: 0.14 Acre

Sewer: Public Sewer

Lot Feat: Back Lane, Interior Lot

Inclusions: Furniture, fixtures, equipment and inventory to be determined at time of offer.

A Longstanding Local Business Opportunity! Here's your chance to own and operate a well established Home Hardware store that has proudly served Brooks and area by the same family / owners since 1980. Located in the heart of downtown, this business has been a staple in the community for decades known for exceptional service, trusted advice, and for carrying those hard-to-find items customers can't get anywhere else. This turnkey business offers a diverse selection of home goods, repair materials, and improvement supplies, appealing to both homeowners and contractors. The sale includes all inventory, which represents a significant portion of the list price, providing immediate value and income potential for the buyer. Whether you're a hands on entrepreneur ready to take over a respected family-run business or an investor looking to expand your retail portfolio, this opportunity combines location, reputation, and profitability. (Note: The building and land are available separately MLS#A2269455, purchase together for a complete owner-operator package.)